



Wednesday, May 10, 2006

12:25:48 PM

पावती

Original

नोंदणी 39 म.

Regn. 39 M

पावती क्र. : 1434

भावाचे नाव वाशी

दिनांक 10/05/2006

दस्तऐवजाचा अनुक्रमांक टनन9 - 01434 - 2006

दस्ता ऐवजाचा प्रकार करारनामा

सादर करणाराचे नाव: श्रीमती शाहिन कुरेशी - -

नोंदणी फी	-	9040.00
नक्कल (अ. 11(1)), पृष्ठांकनाची नक्कल (अ. 11(2)), रुजवात (अ. 12) व छायाचित्रण (अ. 13) -> एकत्रित फी (32)	-	640.00
एकूण	रु.	9680.00

आपणास हा दस्त अंदाजे 12:40PM ह्या वेळेस मिळेल

दुष्यम निबंधक
सह दु.नि.का-वाणे 9

बाजार मूल्य: 903500 रु. मोबदला: 720000रु.

भरलेले मुद्रांक शुल्क: 28930 रु.

देयकाचा प्रकार : चलनाचे;

चलन क्रमांक: डि 94; रक्कम: 9040 रु.; दिनांक: 03/05/2006

Shakheer

Customer & Management by SRA & P. J. S.

SARITA REPORTS VERSION 5.2.18

Rs 28930/-



AGREEMENT

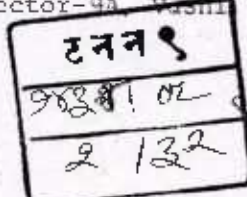
MARKET VALUE
Builtup area 42.44 sq mtrs.
Built up area 517 sq ft.
Declared price @ Rs. — per sq mtr.
Depreciation taken —
Market Value for the purpose of stamp duty after
Depreciation Rs. 9,03,500/-
Sale Price Rs. 7,20,000/-
Stamp duty to be used Rs. 28,930/-

Authorised Signatory

The Maharashtra Co-op Bank Ltd,
Furnish Branch, Khar, Mumbai
Baker Street, Fort, Mumbai
Turbhe, New Mumbai-400 705.
D-2877/1/2006 1080/805/1951-54
S. S. DOME
A06

THIS AGREEMENT IS MADE AND ENTERED INTO
AT VASHI Navi Mumbai on this 10th
^{May}
~~April~~ 2006, BETWEEN MRS SHAIKH FARIDA
HAIDERALI (having I.T.
No. —), Adult, Indian
Inhabitant, residing at Flat No. 7,
Floor, Noor Co-operative Housing
Society, Sector-9A, Vashi Navi Mumbai

Stamp Duty
INDIA
Rs. 0028930/- PB5485
157148
MAY 03 2006
12:44



hereinafter called the TRANSFEROR (which term/expression shall unless it is repugnant to the context or meaning thereof mean and include all her legal heirs, nominees, successors and permitted assigns) of the FIRST PART and MRS SHAHEEN QUERESHI W/o. MR MOHAMMED SALIM QUERESHI (having I.T. PAN No. Form 60), Aged 34 years, Indian Inhabitant, Housewife, residing at Flat No.17, Noor Co-operative Housing Society, Sector 17, Navi Mumbai, hereinafter called the TRANSFEREE (which term/expression shall unless it is repugnant to the context or meaning thereof mean and include her heirs, executors, administrators and assigns) of the SECOND PART.

WHEREAS the Transferor is a member of NOOR Co-operative Housing Society Limited, a society duly registered under the Maharashtra Co-operative Societies Act 1960 and having registration No.TNA/HSG/1415 dated 17th May 1982 and hereinafter for brevity's sake the said Society shall be referred to as the "said Society", and holds Share Certificate No.38 for 5 fully paid up shares of Rs.50/- each bearing distinctive nos. from 186 to 190 and by virtue of her membership of the said

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Society is seized and possessed of or otherwise well and sufficiently entitled to a Flat bearing No.7 admeasuring 517 Sq. Ft. built up area on the first floor in the building no. 2 (SEA FACE APARTMENT) of the NOOR Co-operative Housing Society Ltd., on Plot No.18, situated at Sector-9A, Vashi, Navi Mumbai, Tal. & Dist. Thane, hereinafter referred to as the said Premises. The Plot No. 18 and the said premises" are more particularly described in the First and Second Schedule respectively.

AND WHEREAS the Transferor has agreed to sell and transfer the said premises to the Transferee for a consideration of Rs.7,20,000/- (RUPEES SEVEN LACS TWENTY THOUSAND ONLY).

AND WHEREAS The Transferor made the following representations and declarations to the Transferee:-

a. There are no suits, litigations, civil or criminal or any other Proceedings pending as against the Transferor personally affecting said premises.

b. There are no attachment prohibitory orders as against or affecting the said premises and the

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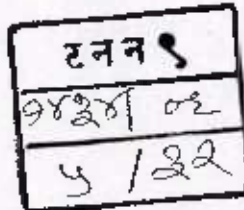


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said premises are free from all encumbrances or charges and/or are not the subject matter of any lispendens or easements or attachments either before or after judgement. The Transferor have not received any notice either from the Government, or any other public authority or Municipal Corporation regarding any proceedings in respect of the said premises.

c. The Transferor has paid all the dues, charges etc. whatsoever in nature in respect of the said premises and the Transferor has not received any notice from any statutory body or authorities.

d. The Transferor in the past has not entered into any agreement either in the form of sale, lease, exchange, assignment or in any other manner whatsoever and has not created any ownership, tenancy, leave and licence or any other rights of the like nature in the said premises and has not dealt with or disposed off the said premises or any part thereof in any manner whatsoever.

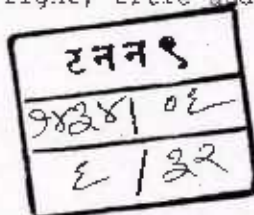


e. The Transferor are in exclusive use, occupation and possession of the said premises and every part thereof and except the Transferor no other person or persons are in use, occupation and enjoyment of the said premises or any part thereof.

f. The Transferor has good and clear title free from encumbrances, of any nature whatsoever of the said premises and every part thereof and there are no outstanding estates or effects by way of lease, lien, charges, inheritance, sale, gift, trust, mortgage or otherwise whatsoever outstanding against the Transferor and/or against the said premises or any part thereof.

g. The Transferor is not prohibited either under the Income Tax Act, Gift Tax Act, Wealth Tax Act, or under any other statute from transferring disposing off the said premises under this Agreement.

h. The Transferor has not done any act, deed, matter or thing whereby she is prevented from entering into this Agreement on the various terms and conditions as stated herein in favour of the Transferee and the Transferor has all the right, title and interest

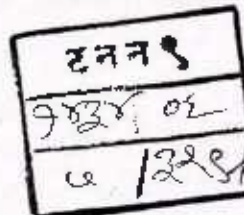


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to enter into this Agreement with the Transferee on the various terms and conditions as stated herein.

Relying upon aforesaid representations and declarations made by the Transferor herein the Transferee has requested the Transferor to assign/transfer all his share/interest in the capital/property of the Society i.e. Share Certificate No.38 comprising fully paid up shares of Rs.50/- each bearing distinctive nos. from 186 to 190, (both inclusive) hereinafter referred to as the said Shares and the Flat bearing No.7, admeasuring 517 Sq. Ft. built up area on the first floor in the building no. 2 (SEA FACE APARTMENT) of the NOOR Co-operative Housing Society Ltd., on Plot No.18, Sector-9A, Vashi, Navi Mumbai, Tal. & Dist. Thane, (hereinafter referred to as the said premises, together with all the deposits/credits lying to her credit with the Society/NMMC/CIDCO/MSEB etc. (hereinafter referred to as the said deposits) to the Transferee for a consideration of Rs.7,20,000/- (RUPEES SEVEN LACS TWENTY THOUSAND ONLY) .

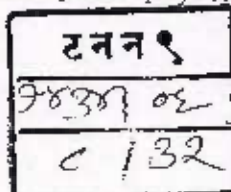


AND WHEREAS the Transferor herein has agreed to assign and transfer all her share/interest in the capital/property of the Society, together with the deposits lying to the credit of the Society, i.e. the said Shares, the said Premises and the said deposits, inclusive of her right of ownership, shares amounts, deposits, etc. paid by her to the Society, Municipality, Government etc. till the execution of this Agreement to the Transferee herein for a consideration of Rs.7,20,000/- SEVEN LACS TWENTY THOUSAND ONLY) payable in a manner as hereinafter stated.

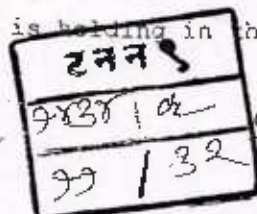
The Transferee shall pay to the Transferor a sum of Rs.3,50,000/- (RUPEES THREE LACS FIFTY THOUSAND ONLY) as advance and part payment on or before the execution of this Agreement and the balance amount of Rs.3,70,000/- (RUPEES THREE LACS SEVENTY THOUSAND ONLY) shall be paid within a period of forty five days from the date of execution of this Agreement.

Time is the essence of contract.

And the Transferor admits of having received the said sum of Rs.3,50,000/- (RUPEES THREE LACS FIFTY THOUSAND ONLY) as advance and part payment from the Transferee.



1. The Transferor shall assign and transfer and the Transferee shall acquire the share/interest of the Transferor in the capital/property of the Society i.e. Share Certificate No.38 comprising paid up shares of Rs. 50/- each bearing distinctive nos. from 186 to 190, (both inclusive) hereinafter referred to as the said Shares and the Flat bearing No.7, admeasuring 517 Sq. Ft. built up area on the first floor of the building no. 2 (SEA FACE APARTMENT) of the NOOR Co-operative Housing Society Ltd., on Plot No.18, Sector-9A, Vashi, Navi Mumbai, Tal. & Dist. Thane, (hereinafter referred to as the said premises) for a consideration of Rs.7,20,000/- (RUPEES SEVEN LACS TWENTY THOUSAND ONLY), inclusive of all her rights of ownership, membership right, share amounts, deposits etc. payable/paid by her to the society, municipality, Govt. etc. till the date of full and final payment to the Transferor. The assignment of the said rights is incidental to the transfer of the relevant shares which the Transferor is holding in respect thereof and as such the ownership rights of "the Said Premises" and the rights accrued to the Transferor are incidental to the above referred shares which she is holding in the society.



2. The Transferor shall put the Transferee in absolute and exclusive possession of "the Said Premises" after receiving full and final payment from the Transferee.

3. IN pursuance of the said Agreement as stated hereinabove, the Transferee has paid to the Transferor a sum of Rs.3,50,000/- (RUPEES THREE LACS FIFTY THOUSAND ONLY) as advance and part payment on or before the execution of this Agreement and the balance of Rs.3,70,000/- (RUPEES THREE LACS SEVENTY THOUSAND ONLY) shall be paid within a period of forty five days from the date of execution of this Agreement.

Time being the Essence of this Contract.

The Transferor hereby admits and acknowledges receipt of the sum of Rs.3,50,000/- (RUPEES THREE LACS FIFTY THOUSAND ONLY) as advance and part payment as aforesaid.

4. That after making the full and final payment and on receiving the possession of the said premises, the Transferee shall be entitled to apply to the Co-operative Society for the substitution/transfer to her name in the place of the Transferor and in fact the

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Transferor shall arrange and do all the needful in getting "the Said Premises" transferred in the name of the Transferee in all the relevant records/documents of the above referred society and also co-operate to get the name of the Transferee endorsed on all the records, documents of the said society and also do all the needful for getting the owner's title, interest and benefit etc. of the Said Premises" duly transferred to the Transferee.

5. Upon receiving the full and final payment and handing over the possession of the said premises to the Transferee, the Transferor shall have no right, title, interest, claim demand or charge of whatsoever nature on the payments and contributions made by the Transferor her predecessor-in-title to the said society and on "the Said Premises". The Transferor shall do all the needful in all respects to secure the title of the said premises to the Transferee and shall always keep the Transferee indemnified from all liabilities and/or claim on the said premises. Thereafter the Transferor shall also co-operate to get the said Share Certificate endorsed in the name of the Transferee by the office bearers of the said Society.

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6. The Transferee shall from the date of possession of the said premises, be entitled to have a hold on the occupation and use of "the Said Premises" as the same is fit for occupation and the Transferee can hold the same for unto and to the use and benefit of herself, her heirs, executors, successors forever without any claim, charge, interest, demand or lien of the Transferor or any person on her behalf or who may claim through her in trust for her subject only to, on the part of the Transferee to pay the taxes, assessments, charges, rates or calls made by the said Society, Municipal authority, Government or any local authority or corporation or co-operative Society in respect of "the Said Premises".

7. That the Transferor hereby states and declares that, excepting this agreement she has not dealt with her right in respect of the said premises in any manner whatsoever.

8. That from the date of receiving the possession of the said premises, the Transferee covenants with the Transferor that she shall abide by all the rules and regulations and bye-laws of the said society and shall pay and



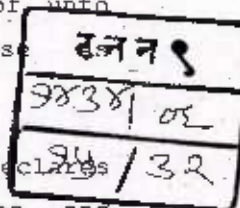
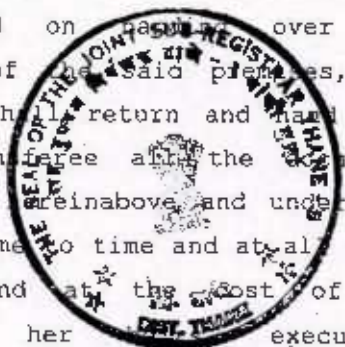
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discharge all calls and demands that the Municipal Corporation, the Co-operative Society and Government etc. may make in respect of "the Said Premises".

9. That on receiving the full and final payment and on being handed over the possession of the said premises, the Transferor shall return and hand over to the Transferee all the documents referred to hereinabove and undertakes that from time to time and at all times hereafter and at the cost of the Transferee, her executors, administrators and counsels in law, shall do whatever is reasonably required to be done or execute and procure all documents and such further assurances in law to better and very perfectly transfer her rights, title, interest and benefits in "the Said Premises" and every part thereof unto and to the Transferee's use aforesaid.

10. That the Transferor hereby declares that she has paid all taxes and outgoings up to the date of possession in respect of "the Said Premises" and that if any amount is due from her to the Society, the Corporation or Government and/or to any other person, persons or authorities relating to "the




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[Handwritten signature]

Said Premises", the same shall be paid by the Transferor and if any such amount is recovered from the Transferee, the Transferor doth hereby agrees to indemnify and keep the Transferee indemnified therefrom.

11. It is agreed by and between the parties hereto that all the amounts, dues, taxes and outgoings up to the date of delivery of possession to the Transferee shall be borne and paid by the Transferor and all the amount, dues, taxes and outgoings in respect of the said premises after the date of delivery of possession to the Transferee shall be borne and paid by the Transferee.

12. The Transferor declares that she shall hand over all the original documents relating to the said premises in token of her having transferred and assigned all her rights, title, interest and benefits in respect of "the Said Premises" on receiving the full and final payment and after handing over the possession of the said premises. Similarly, the Transferor shall also hand over all the other receipts and the above referred share certificate to the Transferee. The Transferor states that save and except



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the aforesaid papers, she does not possess any other documents of title in respect of "the Said Premises" nor has she deposited or deposited the same with anyone and she undertakes to indemnify and keep indemnified the Transferee.



FIRST SCHEDULE ABOVE REFERRED TO
SCHEDULE OF THANE

ALL That piece or parcel of land known as Plot No.18, in Sector-9A, Vashi, Navi Mumbai, containing by admeasurement _____ Sq. Mtrs. or thereabouts within the registration District and Sub-District of Thane and bounded as follows :-

That is to say :-

On or towards the North by :
On or towards the South by :
On or towards the East by :
On or towards the West by :

SECOND SCHEDULE ABOVE REFERRED TO
SCHEDULE OF FLAT

Flat No.7 admeasuring 517 Sq. Ft. built up area on the first floor in the building No. 2 (SEA FACE APARTMENT) of the NOOR Co-operative Housing Society Ltd., on Plot No. 18, situated at Sector-9A, Vashi, Navi Mumbai, Tal. & Dist. Thane

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IN WITNESS WHEREOF THE PARTIES HERETO
have hereunto set and subscribed her
respective hands and seals the day and
year first hereunto set forth

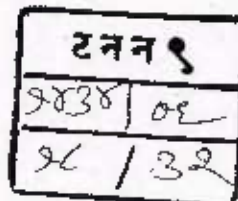


SIGNED, SEALED AND DELIVERED
BY THE WITHINNAMED TRANSFEROR
MRS SHAIKH FARIDABI HAIDERALI

in the presence of..... Mr. Shaikh Rustom Haiderali
c/o. Mr. Shaikh F. Haiderali.

SIGNED, SEALED AND DELIVERED
by the withinnamed Transferee
MRS SHAHEEN QUERESHI

W/o. MR MOHAMMED SALIM QUERESHI
in the presence of.....



R E C E I P T

I, MRS SHAIKH FARIDABI HAIDERALI,
acknowledge the receipt of
Rs.3,50,000/- (RUPEES THREE LACS FIFTY
THOUSAND ONLY), from MRS SHAHEEN
QUERESHI W/o. MR MOHAMMED SALIM
QUERESHI, being the advance and part
payment of the SALE PRICE hereinabove
mentioned in respect of the Flat No.7
admeasuring 517 Sq. Ft. built up area
on the first floor in the building No.2
(SEA FACE APARTMENT) of the NOOR Co-
operative Housing Society, situated in Plot
No. 18, situated in Sector-9A, Vashi,
Navi Mumbai, Tal. Vashi, Dist. Thane, be
paid under this agreement.

MODE OF PAYMENT

Rs.3,50,000/- by Cheque no. 125980 dated
27-2-06 drawn on Union Bank of India,
Vashi, Branch.

I SAY RECEIVED.

C. A. FOR MRS SHAIKH FARIDABI HAIDERALI

WITNESS :-

[Signature]
का. अ. नं. १२५९८०
वृ. २७/२/०६
यु. बैंक ऑफ इंडिया

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९९ / ३२



FARID CO-OP. HSG. SOCIETY LTD.

(Regd. No. THA / Hsg. 1415 / 1982)

Plot No 18, Sector - 9A, Vashi, Navi Mumbai - 400 703.

Ref. No. _____

Date _____

TO WHOMSOEVER IT MAY CONCERN

We, hereby confirm and declare that we do not have any objection on sale of Flat No.7 of Shaikh Faridabi Huda Ali to any person or party subject to the clearance of all the societies outstanding dues.

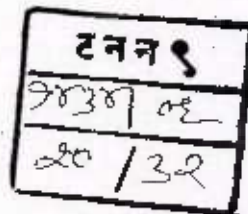
Thanking you,



Yours truly,

Farid Co-Op. Hsg. Soc, Ltd.

Secretary Treasurer



Editor: *Journal of Interpersonal Violence*
 Department of Psychology, University of Illinois at Chicago
 4400 S. Maryland Ave., Chicago, IL 60607-7143
 Email: psysp12@uic.edu
 Editor: *Journal of Interpersonal Violence*
 Department of Psychology, University of Illinois at Chicago
 4400 S. Maryland Ave., Chicago, IL 60607-7143
 Email: psysp12@uic.edu

1451

23 JUL 1985

Ref : Your architects letter No.S/VAS/Moor/8845
dated 17th June 1985 & No.S/VAS/Moor/8875
dated 17th July 1985.

Please find enclosed herewith the necessary part Occupancy Certificate for one Residential building No.2 on plot mentioned above. (NORTH - WEST CORNER)

Karlsruhe

(G. B. Karandikar)

ADDL. TOWN PLANNING OFFICER (N)



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2000
CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED

No.BP/N/18/9A/ 692

DATE

23 JUL 1985

PART OCCUPANCY CERTIFICATE
NORTH WEST CORNER BLDG.

I hereby certify that the development of one residential building No.2 on Plot No.18 Sector 9A Vashi in New Bombay completed under the supervision of M/s. Studiarch Architects has been inspected on 29.6.1985 and I declare that the development has been carried out in accordance with the General Development Control Regulations and the conditions stipulated in the Commencement Certificate dated 15.12.82 and that the development is fit for use for which it has been carried out.



(G.S. Karandikar)
ADDL. TOWN PLANNING OFFICER (N)

Date : 23rd July, 1985.

Place : CBD Belapur.

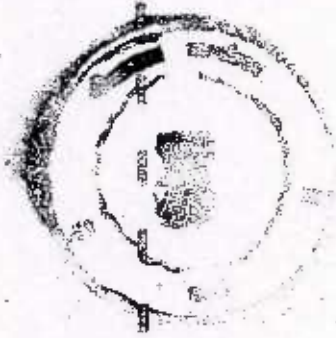
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0602219



महाराष्ट्र MAHARASHTRA

R 490656



Stamp Head Clerk
Treasury Office, Thane
25 APR 2006

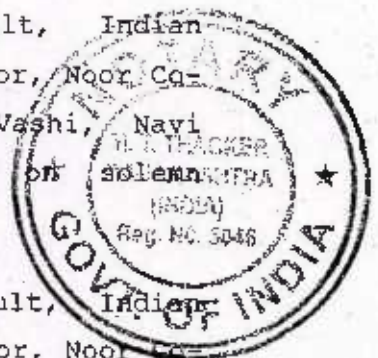
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Self
9-5 2006

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I, MR SHAIKH RUSHAID SHAH, Adult, Indian
Inhabitant, residing at Flat No. 7, 1st Floor, Noor Co-
operative Housing Society, Sector-9A, Vashi, Navy
Mumbai, do hereby state and declare on
Affirmation as under:

1. MRS SHAIKH FARIDABI HAIDERALI, Adult, Indian
Inhabitant, residing at Flat No. 7, 1st Floor, Noor Co-
operative Housing Society, Sector-9A, Vashi, Navy
Mumbai, has vide instrument of General Power of
Attorney dated 9th May 2006, duly Notarized on 9th May
2006, has constituted and appointed me her Constituted
Attorney in the matter of Flat No. 7.



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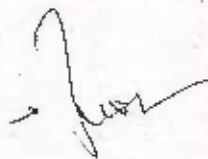
2. I say and further confirm and assume that the said General Power of Attorney dated 9th May 2006 subsisting and valid as on date.

3. I further say that I am making this affidavit to prove before Sub-Registrar of Assurance Thane, to register the documents in respect of the Flat No.7 admeasuring 517 Sq. Ft. built up area on the first floor in the building No.2 of the NOOR Co-operative Housing Society Ltd., on Plot No.18, situated at Sector-9A, Vashi, Navi Mumbai, Tal. & Dist. Thane, on the basis of the General power of Attorney dated 9th May 2006.

4. I say that I have confirmed the whereabouts of MRS SHAIKH FARIDABI HAIDERALI, who is alive and there is no court matter or case in respect of the said property or against me.

5. I say that whatever stated hereunder above is true & correct to the best of my knowledge & belief.

Solemnly affirmed by me on this _____ day of May 2006.

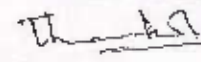


MR SHAIKH RUSTOM HAIDERALI
DEPONENT

Identified by me,

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9838/02
28/32

BEFORE ME


Mr. M. T. THACKER
B.A.L.L.B.
Advocate and Notary (Govt. of India)
E 60-4, Sector-1, Vashi, Navi Mumbai - 400 703
Tel. 27825052 - 27825054

9 MAY 2006



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2761 29/5/06

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महाराष्ट्र MAHARASHTRA

R 846032

मुद्रांक प्रमुख निदेश
कोषागार कार्यालय, ठाणे

19 APR 2006

श्री. शाईक फारिदाबाई हाइदराली, वशी, नवी मुंबई
 7004 104
 Mrs. Shaikh Faridabi Haiderali
 3016
 29/4/2006



TO ALL TO WHOM THESE PRESENTS SHALL COME:

I, MRS SHAIKH FARIDABI HAIDERALI, Adult Indian
 Inhabitant, residing at Flat No.7, 1st Floor,
 Noor Co-operative Housing Society, Vashi, Navi Mumbai, SEND GREETINGS:



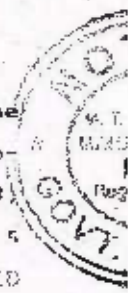
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WHEREAS I am the owner of the Flat No.7 on the first floor in the building No.2 of the NOOR Co-operative Housing Society Ltd., on Plot No. 18 situated at Sector-9A, Vashi, Navi Mumbai, Tal. & Dist. Thane, hereinafter referred to as 'THE SAID FLAT') and I am in lawful possession of the same.



[Handwritten signature]

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२६/३२

WHEREAS owing to my being busy elsewhere, I am unable to present the Agreement/Deed before the Sub-Registrar of Assurances for registration, manage the said Flat or present the Documents relating to the Flat before the concerned registering authority for registration and for executing other documents for sale/transfer of the said Flat in the name of **MRS SHAIKEEN QUERESHI** W/o **MR MOHAMMED SALIM QUERESHI**, the Purchaser, to whom I have agreed to sell/assign the said Flat.

AND WHEREAS for the above said reasons and for convenience it is necessary that I should appoint some fit and proper person to act in my name or on my behalf in respect of the said Flat as my true and lawful attorney and **SHAIKEEN QUERESHI** upon him the powers hereinafter stated.

NOW KNOW YE AND THESE PRESENTS witnesseth that, I, **MRS SHAIKE FARIDABI HAIDERALI**, adult, Indian Inhabitant, do hereby nominate, constitute and appoint my son **MR SHAIKE RUSTOM HAIDERALI**, Adult, Indian Inhabitant, residing at Flat No.7, 1st Floor, Noor Co-operative Housing Society, Sector-9A, Vashi, Navi Mumbai, to be my true and lawful Attorney for me and in my name and on my behalf to do or cause to be done all or any of the following acts, deeds, matters and things that I would have done personally in respect of the sale/transfer of Flat No.7 admeasuring 517 Sq. Ft. built up area on the first floor in the building No.2 of the NOOR Co-operative Housing Society Ltd., on Plot No.18, situated at Sector-9A, Vashi, Navi Mumbai, Tal. & Dist. Thane (hereinafter referred to as the said Flat) (hereinafter referred to as the said Flat)

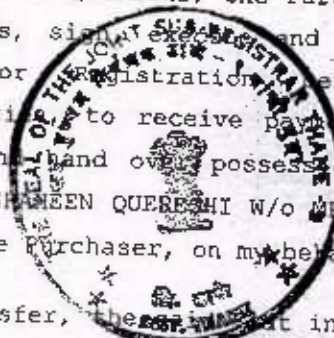


Shaike

टनन ९
9838/02
26/32

THAT IS TO SAY:

- 1) TO attend, to transact, carry on, conduct, and to execute and perform all necessary things in connection therewith and to take any other steps that may be necessary in respect of the said Flat.
- 2) To sell the said Flat to MRS SHAHEEN QUERESHI W/o MR MOHAMMED SALIM QUERESHI, the Purchaser, to make the documents, sign and lodge the Agreement/Deed for registration before the concerned authority to receive payments, pass proper receipts and hand over possession of the said Flat to MRS SHAHEEN QUERESHI W/o MR MOHAMMED SALIM QUERESHI, the Purchaser, on my behalf.
- 3) TO assign, transfer, the said Flat in the name of MRS SHAHEEN QUERESHI W/o MR MOHAMMED SALIM QUERESHI, the Purchaser, and to do all acts, deeds, matters and things in respect of the transfer of the said Flat in the name of MRS SHAHEEN QUERESHI W/o MR MOHAMMED SALIM QUERESHI, the Purchaser.
- 4) ON MY BEHALF and in my name to appear, to act, to execute, and to lodge the documents in respect of the said Flat at the office of the Sub-Registrar of Assurances and to take all necessary steps in my name as the said attorney may deem fit and proper.
- 5) To represent me before the Society, to attend all the Society meetings, to make all the necessary applications, declarations, and any other writings as may be required for the



[Handwritten signature]

टनन ९
१४३४/०२
२८/३२


Society, to deal with all the correspondence with the Society, and to do all acts as may be necessary in respect of the said premises as regards the Association.

6) **TO DEAL** With documents to be executed by me or which are already executed by me and to admit the execution of such documents before the Sub-Registrar of Assurances ~~and~~ said Attorney may deem fit.

7) **ON MY BEHALF** and in my name to appear and represent me before the concerned authorities viz: CIDCO, Sub-Registrar of Assurances, Municipal Corporation, ~~and~~ all other concerned authorities under any law in respect of the said Flat as the said attorney may deem fit.

8) I **ALSO** hereby authorise the said Attorney to present for Registration and admit execution on my behalf of documents executed or to be executed by me hereafter in respect of the said Flat.

9) I **HEREBY** for myself, my heirs, executors and administrators **RATIFY AND CONFIRM** and agree to **RATIFY AND CONFIRM** whatsoever my said Attorney or any substitute acting under him shall do or purport to do by virtue of these presents.



दनन ९
७४३४/०२
२९/३२

IN WITNESS WHEREOF, I, **MRS SHAIKH FARIDABI HAIDERALI** have hereunto set my hand and seal this 9th day of May, 2006.



SIGNED AND SEALED BY THE
withinnamed

MRS SHAIKH FARIDABI HAIDERALI

on this 9 day of MAY 2006



SPECIMEN SIGNATURE OF THE ATTORNEY

MR SHAIKH RUSTOM HAIDERALI

Identified by me,

[Handwritten signature]

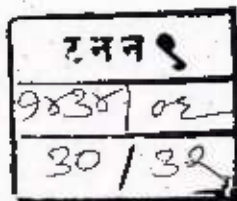


AUTHENTICATED BY ME

[Handwritten signature]

Mr. M. T. THACKER

B.A., LL.B.
Advocate and Notary (Govt. of India)
E-60-4, Sector - 1, Vashi, New Mumbai - 400 703
Tel. 27825052 - 27825054



NOTED / REGISTERED
Sr. No. 2768 dt. 9 MAY 2006

10/05/2006

दुय्यम निबंधक

12:27:40 pm

सह दु.नि.का-४९९९

दस्त गोषवारा भाग-1





C-1-19

दस्त क्र 1434/2006

३९१३२

दस्त क्रमांक : 1434/2006

दस्ताचा प्रकार : करारनामा

अनु क्र.	पक्षकाराचे नाव व पत्ता	पक्षकाराचा प्रकार	छायाचित्र	अंगठ्याचा दसा
1	<p>नाम: श्रीमती शाहिने कुरेशी - -</p> <p>पत्ता: घर/फ्लॅट नं: 17</p> <p>गल्ली/रस्ता: -</p> <p>ईमारतीचे नाव: नूर सोसा</p> <p>ईमारत नं: -</p> <p>पेट/वसाहत: -</p> <p>शहर/गाव: सेक्टर ९ए, वाशी</p> <p>तालुका: -</p> <p>पिन: -</p> <p>पेन नम्बर: एफ-60</p>	<p>लिहून घेणार</p> <p>वय 34</p> <p>सही</p> <p><i>Shankar</i></p>		
2	<p>नाम: श्रीमती फरीदाबी हैदरअली शेख तर्फे कु मु श्री</p> <p>रुसतम शेख - -</p> <p>पत्ता: घर/फ्लॅट नं: 7</p> <p>गल्ली/रस्ता: -</p> <p>ईमारतीचे नाव: नूर सोसा</p> <p>ईमारत नं: -</p> <p>पेट/वसाहत: -</p> <p>शहर/गाव: सेक्टर ९ए, वाशी</p> <p>तालुका: -</p> <p>पिन: -</p>	<p>लिहून देणार</p> <p>वय 53</p> <p>सही</p> <p><i>[Signature]</i></p>		



[Signature]
सह दुय्यम निबंधक याचे पद



दस्त गोषवारा भाग - 2

टनन9

दस्त क्रमांक (1434/2006)

32132

दस्त क्र. [टनन9-1434-2006] दा गोषवारा
बाजार गुल्य : 903500 मोषदला / 20000 भरलेले मुद्रांक शुल्क : 28930

दस्त हजर केल्याचा दिनांक : 10/05/2006 12:20 PM

निष्पादनाचा दिनांक : 04/05/2006

दस्त हजर करणा-याची सही :

Stradecorn

दस्तावा प्रकर (25) केरासनामा

शिक्षक क्र. 1 ची वेळ : (सादरीकरण) 10/05/2006 12:20 PM

शिक्षक क्र. 2 ची वेळ : (फ्री) 10/05/2006 12:25 PM

शिक्षक क्र. 3 ची वेळ : (कबुली) 10/05/2006 12:26 PM

शिक्षक क्र. 4 ची वेळ : (ओळख) 10/05/2006 12:27 PM

दस्त नोंद केल्याचा दिनांक : 10/05/2006 12:27 PM

ओळख :

खालील इसम असे निवेदीत करतात की, ते दस्तऐवज करून देणा-यांना व्यक्तीशः ओळखतात,
4 त्यांची ओळख पटवितात.

1) दत्ता किर्तीकर - , घर/फ्लॅट नं. -

गल्ली/रस्ता -

ईमारतीचे नाव -

ईमारत नं. -

पेठ/वसाहत -

शहर/गावः सेक्टर 1, वाशी

तालुका -

पिन -

2) शशीकांत इंदम - , घर/फ्लॅट नं. -

गल्ली/रस्ता -

ईमारतीचे नाव -

ईमारत नं. -

पेठ/वसाहत -

शहर/गावः सेक्टर 20, ऐरोली

तालुका -

पिन -

Amma
दु. निबंधकाची सही
सह दु. नि. का-टाणे 9

ग्याभीत करणेत घेते का
दा दस्तास एकूच 32 बाबे आहेत.

Amma
सह दु. नि. का-टाणे 9

दस्तास क्रमांक 30

9838 कार्यावाहीत नोंदले.

सह दु. नि. का-टाणे 9

मारीच 20 बाबे 04 दस्त 2006





दस्तावेजांक व वर्ष: 1434/2006

नॉदणी 63 न.

Wednesday, May 10, 2006

सूची क्र. दोन INDEX NO. II

Ragn 63 m.B.

12:28:00 PM

गावाचे नाव : वाशी

(1) विलेखाचा प्रकार, मोबदल्याचे स्वरूप करारनामा

व बाजारभाव (भाडेपट्ट्याच्या

बाबतीत पट्ट्याकार आकारणी देतो

की पट्टेदार ते नमूद करावे) मोबदला रु. 720,000.00

बा.गा. रु. 903,500.00

(2) भू-मापन, पोटहिस्ता व घरक्रमांक
(असल्यास)(1) वर्णन: प्लॉट नं.7, पहिला मजला, प्लॉट नं.18, बिल्डींग नं -2, (सी फेस अपार्टमेंट) नूर
को.ऑ.ही.सो.लि.सेक्टर नं.9ए, वाशी, नवी मुंबई,

(3) क्षेत्रफळ

(1) 48.04 चौ गी

(4) आकारणी किंवा जुडी देण्यात
असेल तेव्हा

(1)

(5) दस्तऐवज करून देण्या-या
पक्षकाराचे व संपूर्ण पत्ता नाव किंवा
दिवाणी न्यायालयाचा हुकुमनामा
किंवा आदेश असल्यास, प्रतिवादीचे
नाव व संपूर्ण पत्ता(1) श्रीमती फरीदाबी हैदरअली शेख तर्फे कु.मु.श्री रुशतम शेख - -; घर/प्लॉट नं: 7;
गल्ली/रस्ता: -; ईमारतीचे नाव: नूर सोसा; ईमारत नं: -; पेढ/वसाहत: -; शहर/गाव: सेक्टर
9ए, वाशी; तालुका: -; पिन: -; पॅन नम्बर: एफ-60.(6) दस्तऐवज करून घेण्या-या
पक्षकाराचे नाव व संपूर्ण पत्ता किंवा
दिवाणी न्यायालयाचा हुकुमनामा
किंवा आदेश असल्यास, वादीचे नाव
व संपूर्ण पत्ता(1) श्रीमती शाहिन कुरेशी - -; घर/प्लॉट नं: 17; गल्ली/रस्ता: -; ईमारतीचे नाव: नूर सोसा;
ईमारत नं: -; पेढ/वसाहत: -; शहर/गाव: सेक्टर 9ए, वाशी; तालुका: -; पिन: -; पॅन नम्बर:
एफ-60.

(7) दिनांक

करून दिल्याचा 04/05/2006

(8)

नॉदणीचा 10/05/2006

(9) अनुक्रमांक, खंड व पृष्ठ

1434 /2006

(10) बाजारभावाप्रमाणे मुद्रांक शुल्क

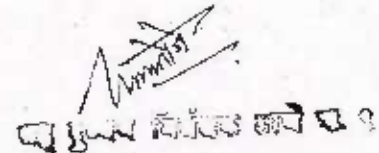
रु 28925.00

(11) बाजारभावाप्रमाणे नॉदणी

रु 9040.00

(12) शेरा

Shakeem

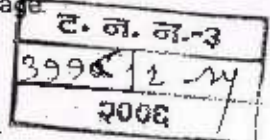


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 २००६

2025
MAR 20 10 06
MAR 20 10 06

WHEREAS the Mortgagor had mortgaged in favour of the Mortgagee the property more particularly described in the Schedule hereunder written by a Deed of Mortgage lodged for registration under Serial No. BBM/1761/97 dated 3/6/97 at the Office of Sub-Registrar of Assurances at Mumbai, to secure a LOAN of Rs.3,00,000/- (Rupees Three Lakhs only) advanced by the Mortgagee to the Mortgagor.

AND WHEREAS the Mortgagor has paid several sums to the Mortgagee from time to time to redeem and Mortgagee



NOW THIS DEED WITNESSETH AS FOLLOWS:

1. In consideration of the payment of Rs.3,00,000/- (Rupees Three Lakhs only) paid on the said Mortgage by the Mortgagor to the Mortgagee (a receipt whereof the Mortgagee hereby acknowledges) the Mortgagee hereby transfers and reconveys to the Mortgagor the said mortgaged property more particularly described in the Schedule hereto TO HOLD the same unto the Mortgagor absolutely and free from encumbrances of any kind whatsoever and discharged from all claims, demand and right of the Mortgagee under the said mortgage.
2. The Mortgagee hereby delivers the Title Deeds in respect of the mortgaged property and the said Deed of Mortgage to the Mortgagor.



And the Mortgagee doth hereby COVENANT WITH the Mortgagor that the Mortgagee has not done or knowingly suffered or been party or privy to any act, deed whereby the mortgaged and charged premises / property of any part thereof in the manner aforesaid.

IN WITNESS WHEREOF duly Authorised Officer of Abhyudaya Co-operative Bank Ltd, has set his hand in the manner hereinafter mentioned on the day and the year first hereinabove written;

THE SCHEDULE OF THE PROPERTY REFERRED TO ABOVE.

3996 / B-27

Flat No.7, admeasuring about 517 Sq. Ft. on First Floor of the Building No.2, of Noor Co-operative Housing Society Ltd situated at Plot No.18, in Sector No.9A, at Vashi, Navi Mumbai, and within the limits of Navi Mumbai Municipal Corporation.



SIGNED AND DELIVERED by the within named "MORTGAGEE" S. R. B. B. B. the duly Authorised Officer of the ABHYUDAYA CO-OP. BANK LTD, in the Presence of.....

[Signature]

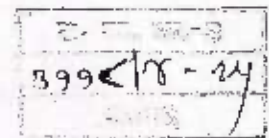
- 1) Komer Personal. Balani.
- 2) Yadav Rajkumar Parmashwar

[Signature]
21/4/2012

who have subscribed their respective signatures to this document in token of the Executant having signed this document in their presence.

FORMAT "B"

Sr. No.	Date	Name of the Borrower	Mortgagor	Loan/ BG/ CC No	Mortgagee Registration Receipt No & Date and Place	Description of the property	Reconveyance Registration Receipt No. & Date and Place
1	29.3.06	MRS. SHAIKH FARIDA BI HYDERALI	ABHYUDAYA CO-OP. BANK LTD., VASHI BR.	CC 220374	BBM/1761/97 Dt. 3.6.97	Flat No 7, Bldg. No.2, First Floor, Noor Co-op. Hsg. Soc.Ltd, Plot No 18, Sector-9A, Vashi, Navi Mumbai 400 703.	



A handwritten signature in black ink, consisting of a stylized 'S' followed by a horizontal line.

